

TEXAS REBUILDS

Community Development & Revitalization



Texas General Land Office
George P. Bush, Commissioner





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Community Development
& Revitalization
[TexasRebuilds.org](https://www.texasrebuilds.org)

Community Development & Revitalization

The Texas General Land Office Community Development and Revitalization program (GLO-CDR) provides long-term recovery assistance to the people of Texas as they rebuild after disasters. Texas experiences more disasters than any other state and has had 341 disaster declarations since 1953, of which 94 were major disaster declarations. In 2015 and 2016 alone, Texas had 6 federal disaster declarations that spread across 160 of the State's 254 counties and impacted more than 75 percent of the Texas population.

GLO-CDR works to rebuild communities, to put Texans back in their homes, and to help businesses recover after the trauma of disaster. In 2011, GLO became the lead State of Texas agency for administering more than \$3.9 billion in Community Development Block Grant for Disaster Recovery (CDBG-DR) funds allocated by the United States Department of Housing and Urban Development (HUD). These funds have been allocated for recovery following Hurricanes Rita, Dolly, and Ike, the 2011 wildfires, and the 2015 and 2016 floods.

Under the GLO, the CDR program has reduced administrative costs by 47 percent from fiscal year (FY) 2014 to FY 2016. Salary costs dropped 32 percent from \$5 million in FY 2014 to \$3.4 million in FY 2016, a savings of \$1.6 million. Additionally, costly expenditures related to contracted project management efforts have been reduced 91 percent from about \$15.3 million in FY 2013 to just \$1.4 million in FY 2016, a difference of almost \$14 million.

The GLO-CDR program has cultivated partnerships with other State agencies involved with disaster response and recovery. It is this effort to continually cultivate partnerships and enhance transparency that will create a culture of innovation and progress as the State works to protect its citizens and help communities rebuild stronger.

Along with State partners, the GLO-CDR works with local leaders to determine long-term projects that will not only help their communities recover from disaster, but also mitigate future damage through preventative planning. As Texans experience at least one major disaster declaration nearly every year, the role GLO-CDR plays in recovery will continue to be vital.



A handwritten signature in black ink, appearing to read 'G. P. Bush', written in a cursive style.

George P. Bush
Commissioner

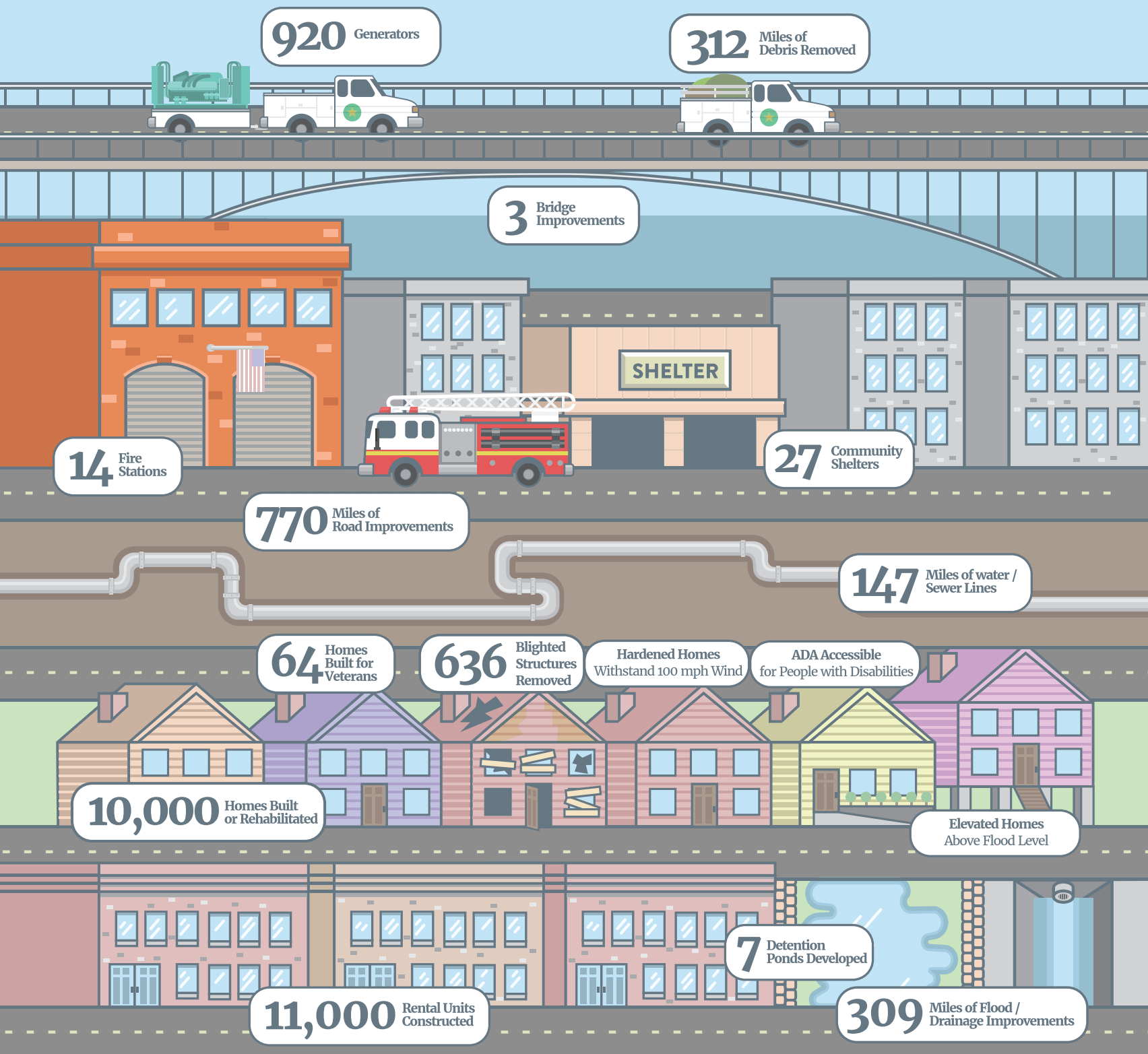
Rebuilding Texas

The GLO-CDR program works with communities to identify eligible infrastructure and housing activities. The types of accomplishments for the recovery following Hurricanes Rita, Dolly, and Ike and the 2011 wildfires are depicted below.

Community Development Block Grant Disaster Recovery (CDBG-DR) funds are a special appropriation from Congress, associated with a Presidentially Declared Disaster.

CDBG-DR funds must meet one of the HUD designated National Objectives to be eligible for award.

- Benefiting Low- to- Moderate Income Persons
- Preventing or Eliminating Slums or Blight
- Meeting Urgent Needs



* Actual built to date and projected figures are depicted above

Response vs. Recovery

Disaster response is performed by the Federal Emergency Management Agency (FEMA) and Texas Division of Emergency Management (TDEM)

Disaster recovery is conducted by the United States Department of Housing and Urban Development (HUD) and the Texas General Land Office via the Community Development and Revitalization Program (GLO-CDR)

► FEMA / TDEM

- Temporary housing
- Provided during first weeks of event
- Funds are given directly to individuals
- Repairs are the responsibility of the homeowner
- Only partial coverage on housing loss (max \$34k)
- Minimal environmental review
- Restores property to pre-existing conditions
- Covers only 75%; requires 25% match from community
- Limited window of time to submit housing application
- Reimburses communities and nonprofits on public damages
- Damage assessments coordinate shelter and evacuation needs
- Provides for emergency protective measures

► HUD/GLO-CDR

- Provided only after federal appropriation, 9 to 12 months later
- Funds granted directly to the State for distribution
- State and local governments reconstruct homes
- Full construction to local code
- Expanded environmental review
- Can improve and harden beyond pre-existing condition
- Can be used for FEMA match
- No local match required from community
- Grant remains open until all activities are complete
- Must serve a majority of low-to-moderate income individuals
- Long-term planning studies

PRESIDENT
DECLARES DISASTER



CONGRESS
APPROPRIATES



HUD
PUBLISHES
NOTICE



The Federal Response To Disasters

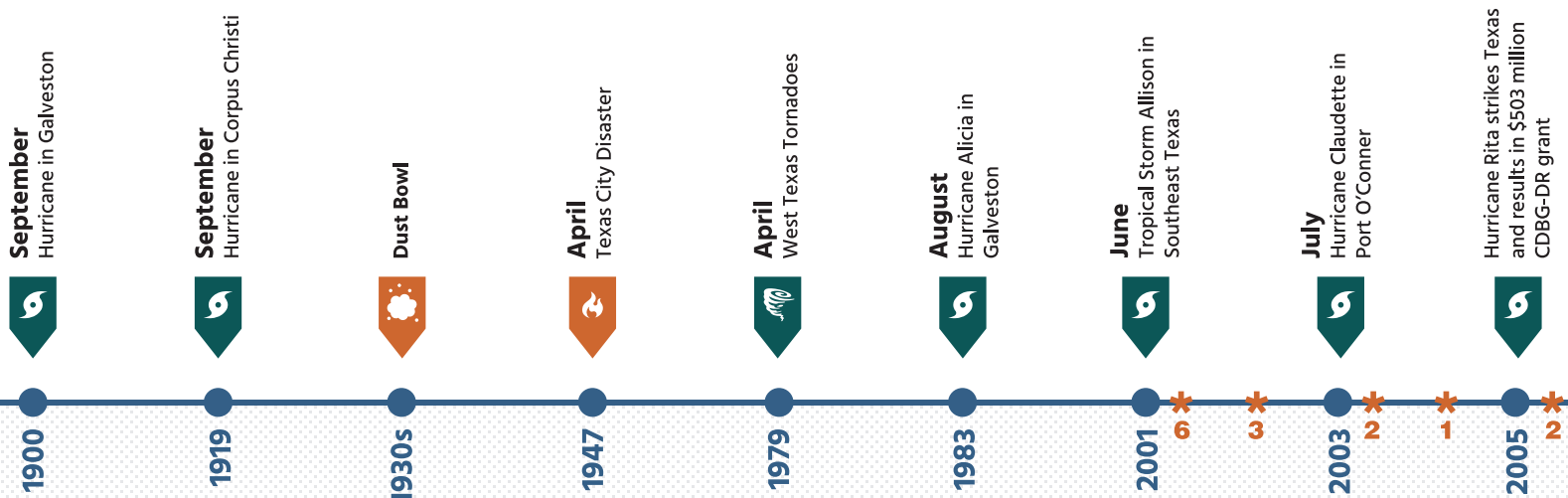
DISASTER RELIEF ACT OF 1974

Before the Disaster Relief Act of 1974, more than 100 federal agencies were involved in handling disasters and emergencies.



STAFFORD ACT

Robert T. Stafford Disaster Relief and Emergency Assistance Act, PL 100-707, signed into law November 23, 1988; amended the Disaster Relief Act of 1974, PL 93-288. Primary statutory authority permitting HUD and other federal agencies to assist State & local governments with their response and recovery responsibilities following major disasters and emergencies.



*Numbers indicate disaster declarations since 2001 that were declared by the Governor, but did not receive a Federal declaration

Recovery Role of the GLO

- **Rebuild** Texas through community revitalization
- **Facilitate** recovery by emphasizing local control
- **Reduce** risk thereby protecting taxpayers
- **Minimize** need for Federal oversight
- **Focus** on customer service
- **Oversee** building standards for quality construction
- **Create** efficient government through savings. Since moving to the GLO, the Program has realized the following:

91% reduced contracted management costs due to successful contract negotiations

47% drop in administrative costs because of a shift from outsourced to in-house project management

32% reduction in salary costs with a lean restructuring of program management

The State of Texas cultivates an approach to recovery that emphasizes local control for communities and governments.

GOVERNOR
DESIGNATES
GLO



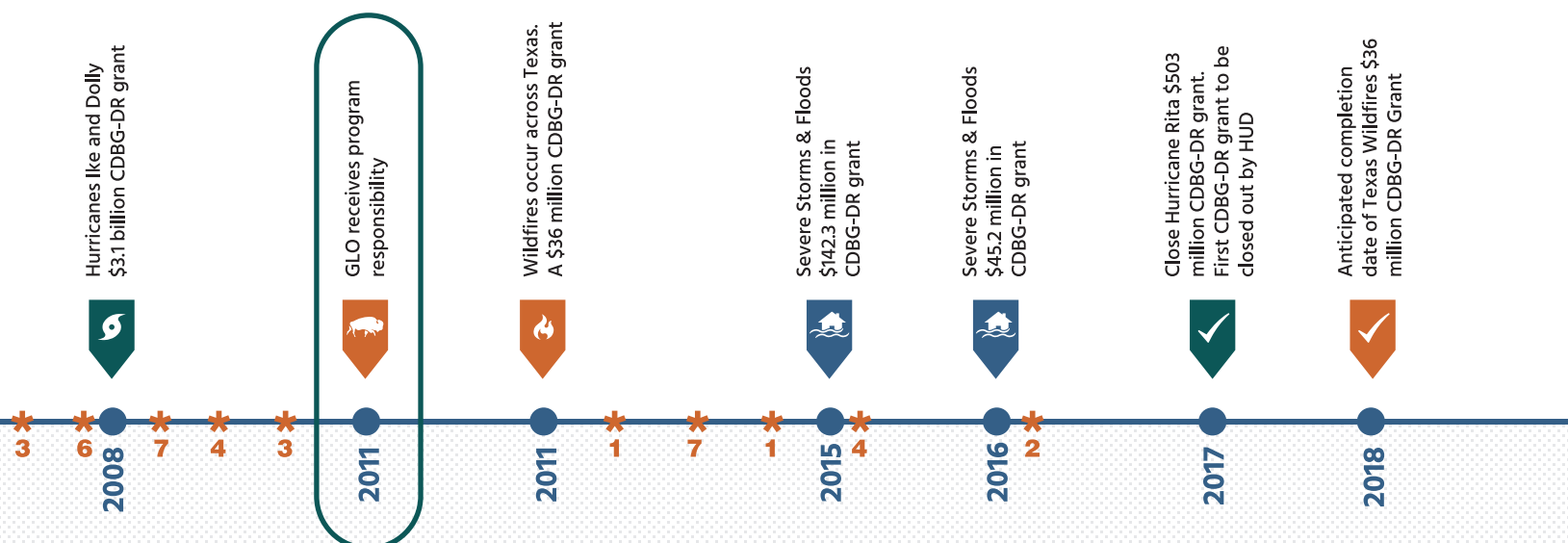
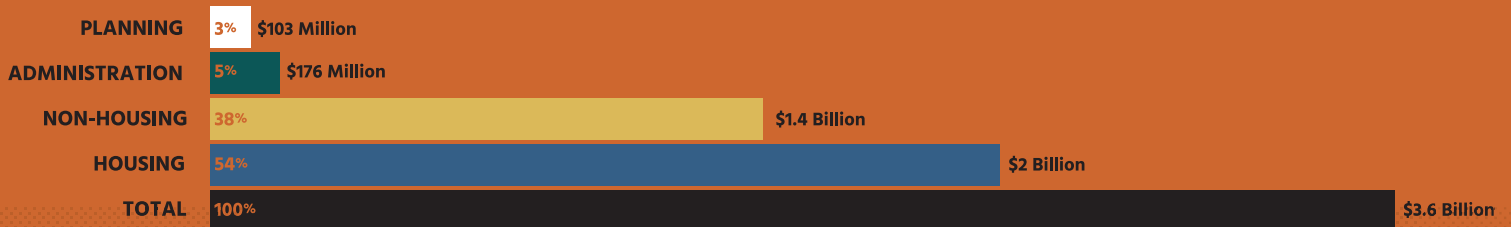
GLO
DEVELOPS
ACTION PLAN



REGIONAL
PLANS
DEVELOPED



Total Funding Breakdown



DECLARATION VS. FUNDING

Key

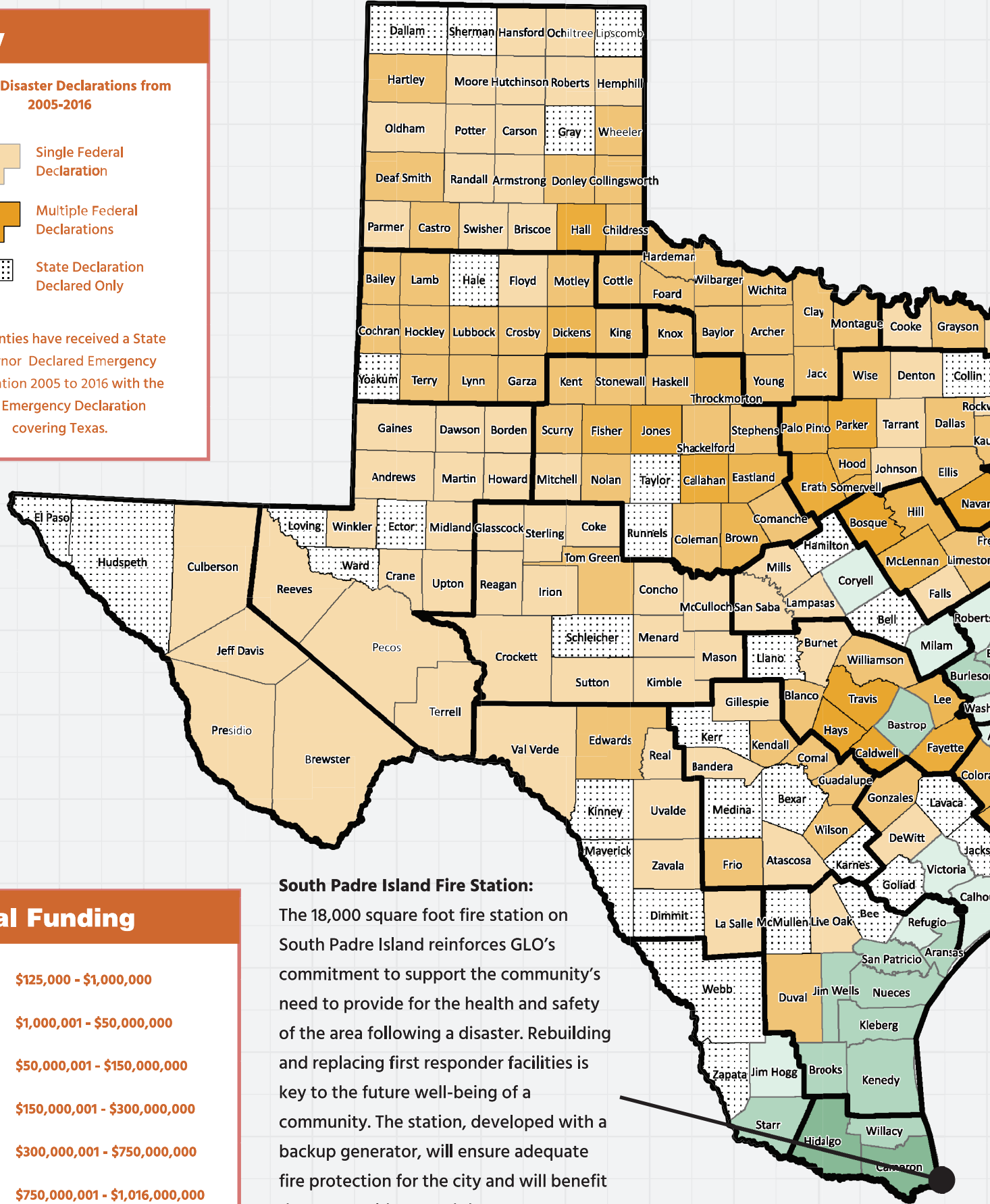
Federal Disaster Declarations from 2005-2016

Single Federal Declaration

Multiple Federal Declarations

State Declaration Declared Only

All Counties have received a State Governor Declared Emergency Declaration 2005 to 2016 with the 2011 Emergency Declaration covering Texas.



Total Funding

\$125,000 - \$1,000,000

\$1,000,001 - \$50,000,000

\$50,000,001 - \$150,000,000

\$150,000,001 - \$300,000,000

\$300,000,001 - \$750,000,000

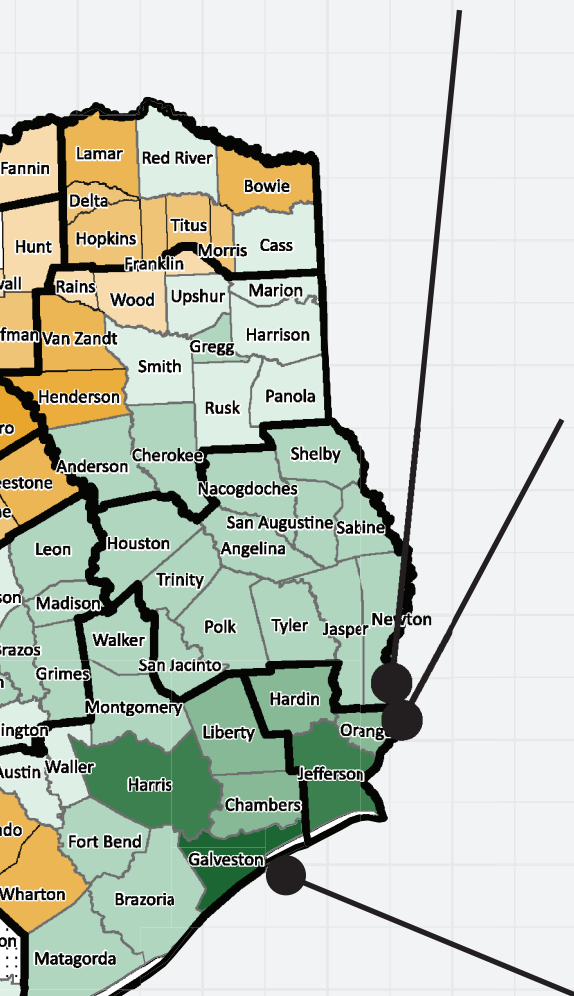
\$750,000,001 - \$1,016,000,000

South Padre Island Fire Station:

The 18,000 square foot fire station on South Padre Island reinforces GLO’s commitment to support the community’s need to provide for the health and safety of the area following a disaster. Rebuilding and replacing first responder facilities is key to the future well-being of a community. The station, developed with a backup generator, will ensure adequate fire protection for the city and will benefit the 2,816 residents and the over one million annual visitors.

City of Pine Forest, Texas sees far less flooding with construction of detention pond:

A two-acre detention pond that had been developed using CDBG-DR funds prevented homes from being damaged during a storm event that dropped 10-18 inches of rain. This project was highlighted by the Federal Emergency Management Agency (FEMA) as a best practice.



City of Orange pump station and rake system:

In the City of Orange, two GLO-CDR projects, a pump station and rake system, significantly decreased flooding during storms in 2016. The pump station moved 400,000 gallons of water a minute during the crisis, providing critical additional time for residents to evacuate while the rake system prevented large debris collected by the flood waters from damaging the pumps and allowing the flow to continue at a very high level.

Award-Winning City of Galveston Waste Water Treatment Plant:

The City of Galveston Waste Water Treatment Plant is the largest single prevention and protection project administered by the GLO. The \$84 million project serves the entire City of Galveston, which has a population that is over 51 percent low and moderate income. The facility is built to withstand future storm surges, ensuring a continuity of core water supply and sewer services. The facility was the recipient of the *Be Inspired Award for Innovation in Water and Wastewater Treatment Plants* for its innovative use of information modeling, best practices, and creating a legacy of intelligent, better-performing infrastructure.

- Since 2005, 222 of the 254 counties have received a Federal Disaster Declaration

- The total population of these counties equals more than the population of 48 States

- Of those 222 counties, 64 have received CDBG-DR dollars

- The County of Galveston has received the most funding at approximately \$1 billion

- The County of Cass is the recipient of the smallest grant of \$125,000

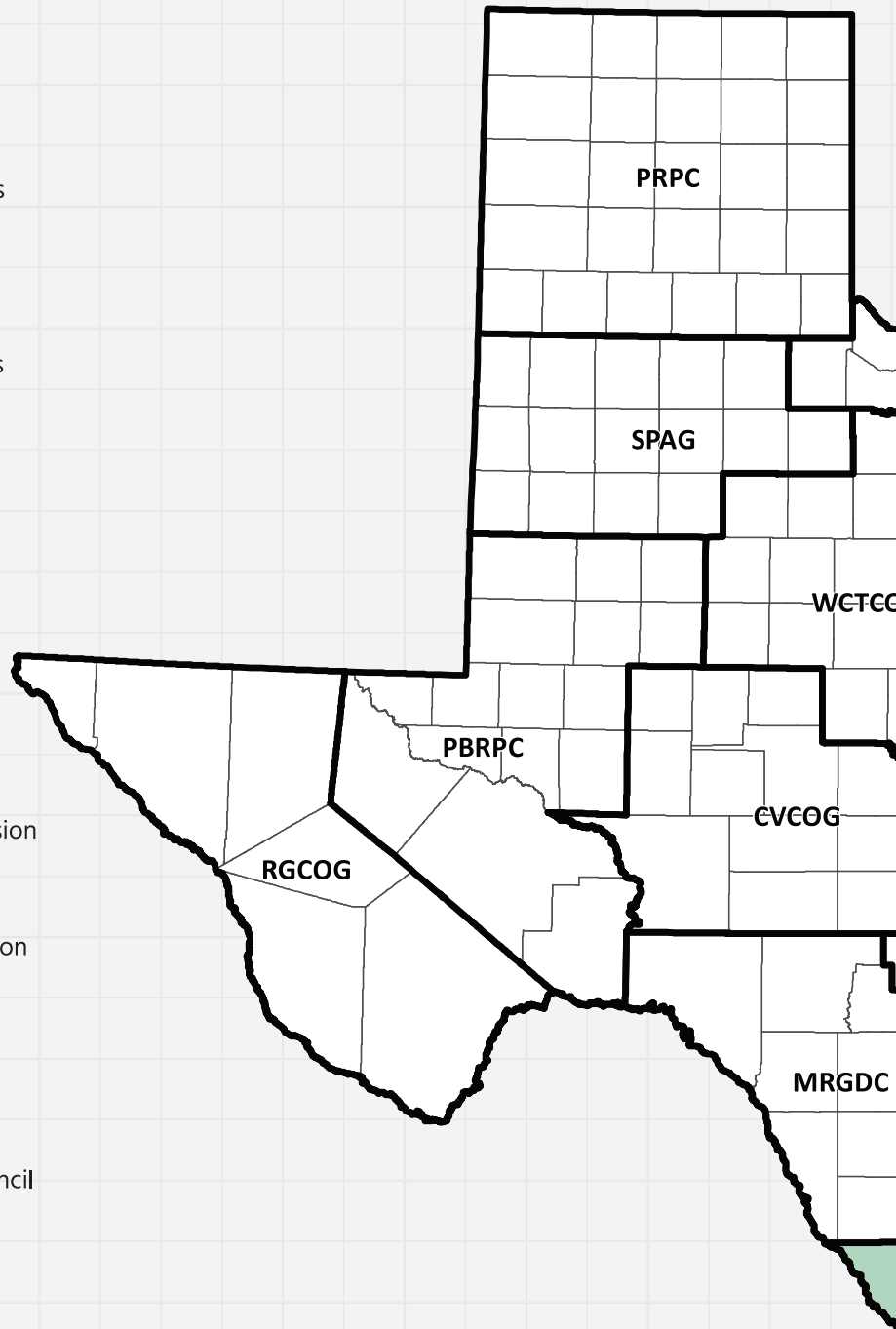
- There are 160 counties eligible for funding for the 2015 and 2016 Floods and Storms Disaster Declarations

“The GLO’s Community Development and Revitalization team is dedicated to assisting Texans in rebuilding after disasters and helping communities to protect themselves from future catastrophes.”

**–Commissioner
George P. Bush**

FUNDING BY COUNCILS OF GOVERNMENTS (COG) REGIONS

1. **(PRPC)** Panhandle Regional Planning Commission
2. **(SPAG)** South Plains Association of Governments
3. **(NRTCOC)** Nortex Regional Planning Commission
4. **(NCTCOG)** North Central Texas Council of Governments
5. **(ARK-TEX COG)** Ark-Tex Council of Governments
6. **(ETCOG)** East Texas Council of Governments
7. **(WCTCOG)** West Central Texas Council of Governments
8. **(RGCOG)** Rio Grande Council of Governments
9. **(PBRPC)** Permian Basin Regional Planning Commission
10. **(CVCOC)** Concho Valley Council of Governments
11. **(HOTCOG)** Heart of Texas Council of Governments
12. **(CAPOG)** Capital Area Council of Governments
13. **(BVCOC)** Brazos Valley Council of Governments
14. **(DETCOG)** Deep East Texas Council of Governments
15. **(SETRPC)** South East Texas Regional Planning Commission
16. **(HGAC)** Houston-Galveston Area Council
17. **(GCRPC)** Golden Crescent Regional Planning Commission
18. **(AACOG)** Alamo Area Council of Governments
19. **(STDC)** South Texas Development Council
20. **(CBCOG)** Coastal Bend Council of Governments
21. **(LRGVDC)** Lower Rio Grande Valley Development Council
22. **(TCOG)** Texoma Council of Governments
23. **(CTCOG)** Central Texas Council of Governments
24. **(MRGDC)** Middle Rio Grande Development Council



LRGVDC Housing:

The Lower Rio Grande Valley Development Council (LRGVDC) has successfully rehabilitated and reconstructed 777 homes damaged by Hurricane Dolly in 2008. The LRGVDC assisted eligible homeowners within Hidalgo, Cameron and Willacy counties. A \$106 million grant for Hurricane Dolly homeowner housing recovery was administered by the LRGVDC to repair the homes.

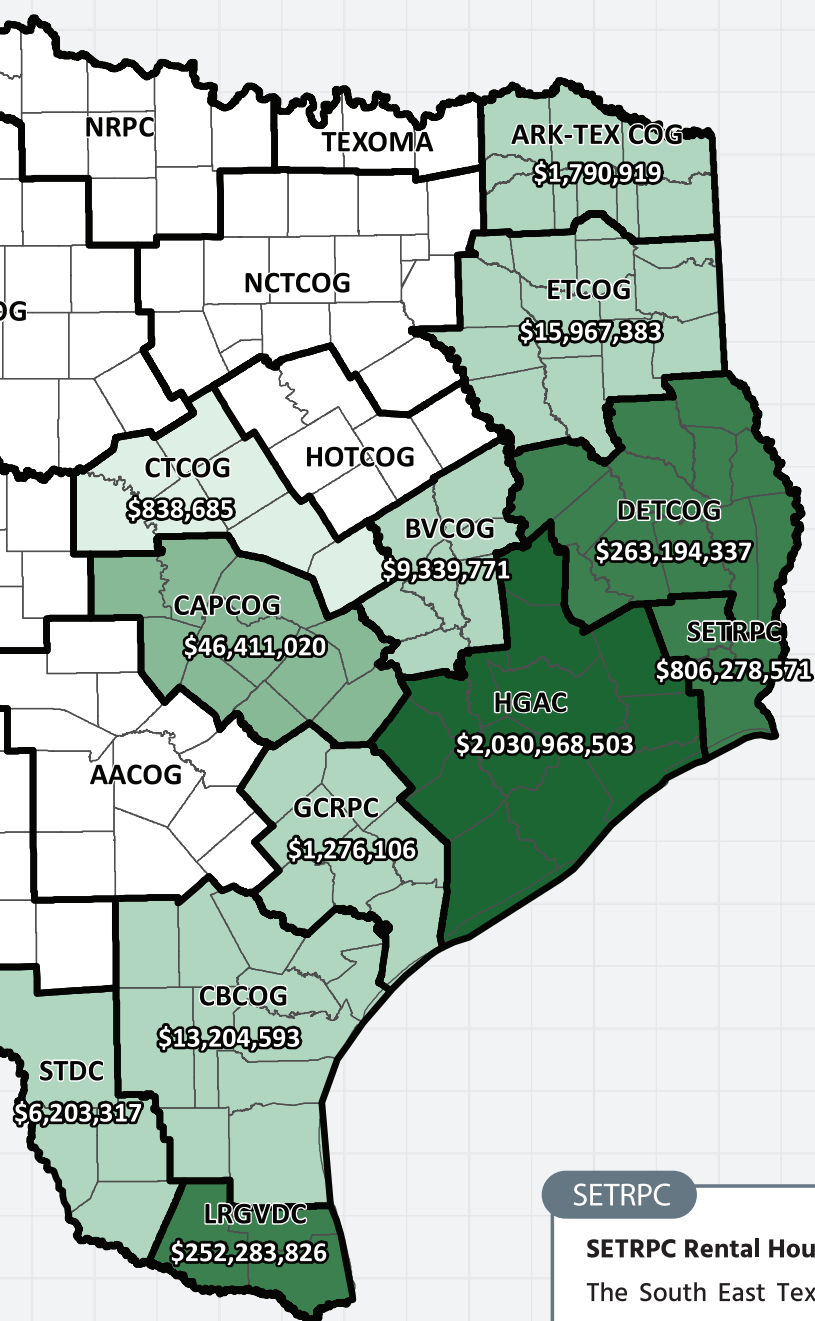
LRGVDC

- Since 2005 all 24 Councils of Governments (COGs) in Texas have had a county that received a Federal Disaster Declaration

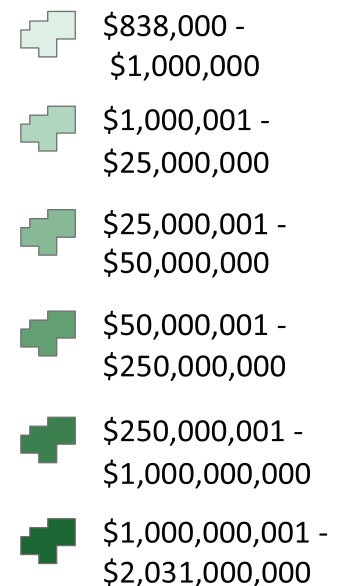
- As a result of the 2015 and 2016 floods in Texas, the GLO-CDR will be working with 23 of the 24 COGs

- The Houston-Galveston Area Council (H-GAC) received the most funding with more than \$2 billion

- The Central Texas Council of Government (CTCOG) received the least amount of funding which was just over \$838,000



CDBG-DR Funding



SETRPC

SETRPC Rental Housing:

The South East Texas Regional Planning Commission allocated funds to the Port Arthur Housing Authority to construct Park Central Apartments. A \$12.5 million grant for Hurricane Ike contributed to the 184 multifamily apartment development. All units are affordable for those with low-to-moderate incomes.

Preparing

🔗 **Department of Homeland Security**
Ready.gov

🔗 **Federal Emergency Management Agency**
DisasterAssistance.gov

🔗 **Texas Department of Insurance**
Helpinsure.com

🔗 **Small Business Administration**
SBA.gov

🔗 **National Flood Insurance Program**
FloodSmart.gov



Planning



Storm Surge Suppression

The GLO-CDR program has worked with partners to develop a storm surge suppression study. This study investigates the options to reduce the vulnerability from hurricane surge and flood damages in accordance with the standards of the U.S. Army Corps of Engineers. The study is being conducted in the areas of Brazoria, Chambers, Galveston, Harris, Jefferson, and Orange Counties.

Total Cost:
\$7.1 million



Colonia Drainage Study

In partnership with the Texas Water Development Board (TWDB) the GLO-CDR is working on the Lower Rio Grande Valley (LRGV) Colonia drainage study. This study is a planning project to develop the necessary drainage planning required to correct flooding problems in the wake of Hurricane Dolly for those in need in Colonias. This study focuses on the Colonias in Cameron, Hidalgo, and Willacy Counties.

Total Cost:
\$3.9 million



Coastal Resilience Study

The Texas Coastal Resilience Study was conducted in partnership with GLO-Coastal Resources and identifies physical elements including infrastructure and natural resources to determine the effectiveness of past recovery projects along the Texas coast. The study resulted in a list of 2,200 projects, with an emphasis on CDBG eligibility that would improve overall Texas coast resiliency. The final report was completed in March 2016.

Total Cost:
\$2.1 million

The Storm Surge Suppression efforts improve overall resiliency of the Texas coast in coordination with the Texas Coastal Resiliency Master Plan





Investing Community Impact



With a conservative economic multiplier effect of 1.5 the GLO's disaster recovery fund investment of \$3.6 billion yields \$5.4 billion in statewide economic activity.

A direct result has been the 2,279 people hired to work on CDBG-DR Projects between 2010-2015. Of these people hired, 58% (1,328) have been from low to very-low economic status.



259 Businesses have been hired for CDBG-DR work

1.5 cumulative economic multiplier for disaster recovery



- **GLO-CDR makes it easy for diverse, local businesses to be part of the rebuilding and recovery work.**

Delivering

TexasRebuilds.org

A clearing house where the consolidation of information takes place for those working in the field as well as local communities seeking information.



Before



After





GLO-CDR is meeting the vision set by Commissioner Bush to find ways to better serve our Veterans.

GLO-CDR joined forces with Galveston County Veteran Services and Galveston County Hurricane Ike Disaster Recovery Program to build homes for Veterans impacted by Hurricane Ike. As part of the program, the county initiated an outreach effort to area veterans and surviving spouses to encourage their application. When asked about the program, **County Judge Henry stated, "With over 20,000 veterans living in Galveston County, programs such as this are important to the quality of life that these brave men and women deserve."**



GLO-CDR utilizes best practices and innovative construction when rebuilding homes.

Hurricane impacted homes are constructed with mitigation and resilience features to include windstorm resistance. At GLO-CDR, we know rebuilding is more than replacing a structure, it's making sure communities are built smarter and stronger to weather storms.

Disaster recovery funds in Bastrop provided for the construction of a Motorola tower and vital communication equipment updates in Bastrop.

"The people of Bastrop know all too well that, when disaster strikes, communication is critical," said Rep. John Cyrier. "Working with Commissioner Bush and his team, we were able to identify, prioritize and address critical communications needs for our community."





GLO played a vital role in helping Galveston recover first responder facilities lost in Hurricane Ike.

Fire Station #4 was built to withstand a hurricane with 125 mph winds and 20-foot storm surges. The innovative design and construction of the structure makes it nearly immovable but flexible to withstand catastrophic events. The fire station is equipped with its own generator and communications system allowing the facility to be fully operational when needed most. **Galveston Fire Chief Jeff Smith said “we are thrilled to introduce this state of the art fire facility to Galveston residents. Completion of this project allows us to continue protecting and serving Galveston with technology to match the department’s level of commitment and expertise.”**

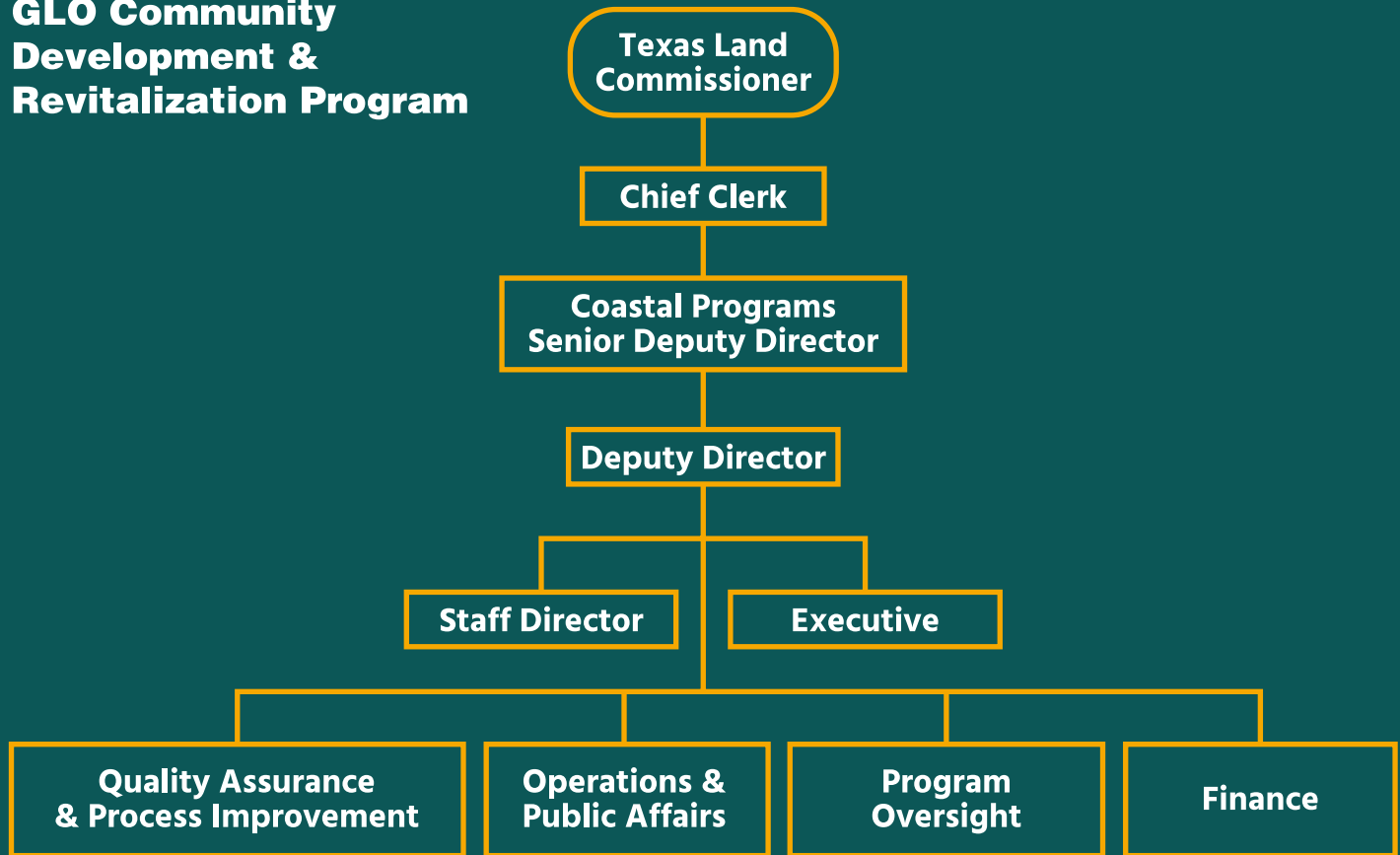


GLO-CDR is committed to not only recovery, but resilience.

In 2008, Hurricane Ike removed much of the natural barrier along the McFaddin National Wildlife Refuge destroying shoreline, sensitive wetlands, and protecting residents from storm surges. Through a collaboration between Jefferson County, the Refuge, GLO, HUD and U.S. Fish and Wildlife, a new dune was built to protect the thousands of Jefferson County homes, businesses and natural habitats. **Jefferson County Judge Jeff R. Branick commented, "Jefferson County Commissioners Court is very appreciative of GLO Commissioner George P. Bush's leadership and follow through on a project of this magnitude."**



GLO Community Development & Revitalization Program



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